



Police District 3 Headquarters Public Meeting

Elder High School Schaeper Center
February 6, 2013

Agenda

Introduction

Scott Stiles, Assistant City Manager
Police Chief James E. Craig

Background

Capt. Russ Neville, Cincinnati Police District 3

Site Specifications

Joel Koopman, City Facilities Management

Potential Sites

Katherine Keough-Jurs, Planning & Buildings

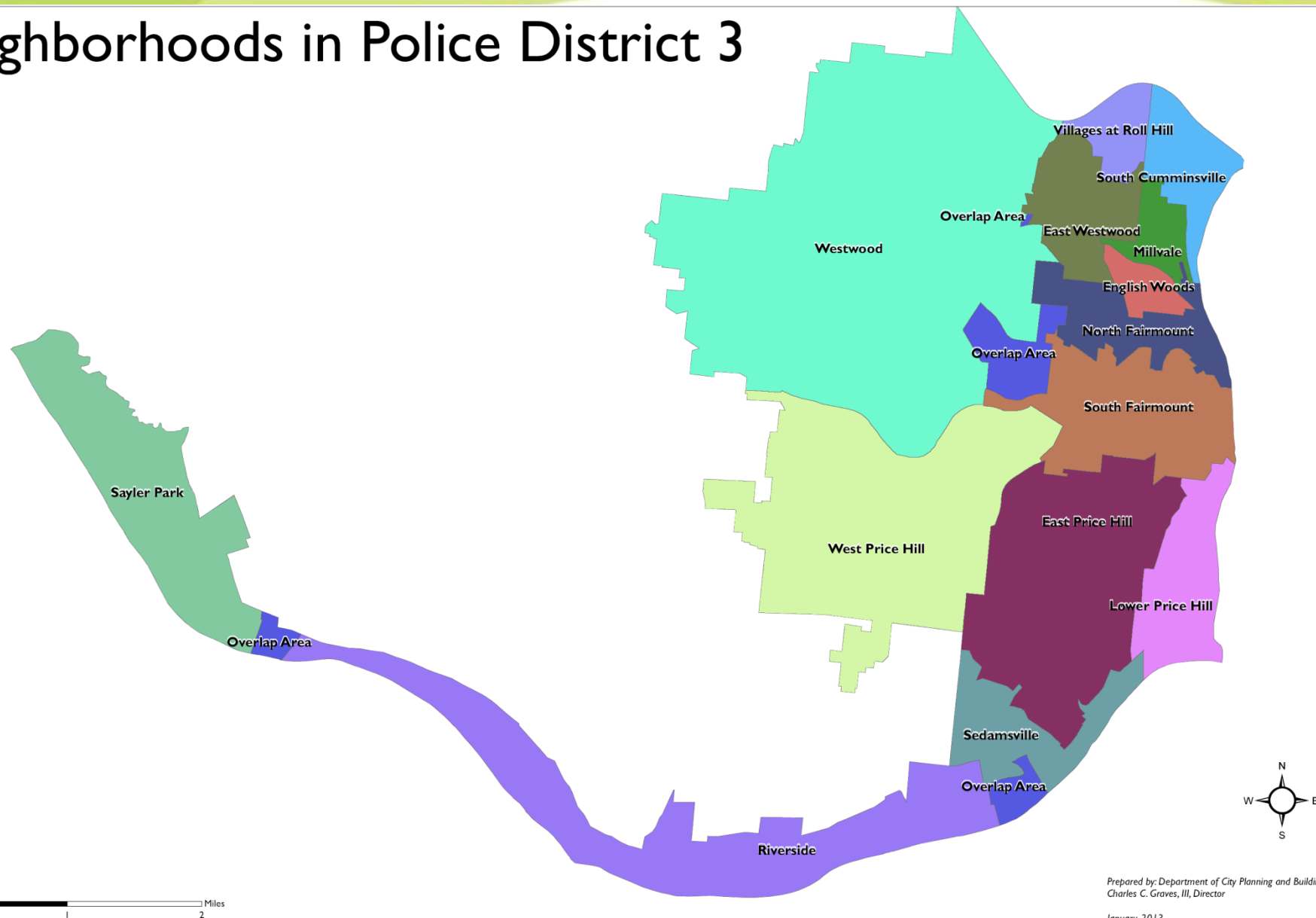
Introduction

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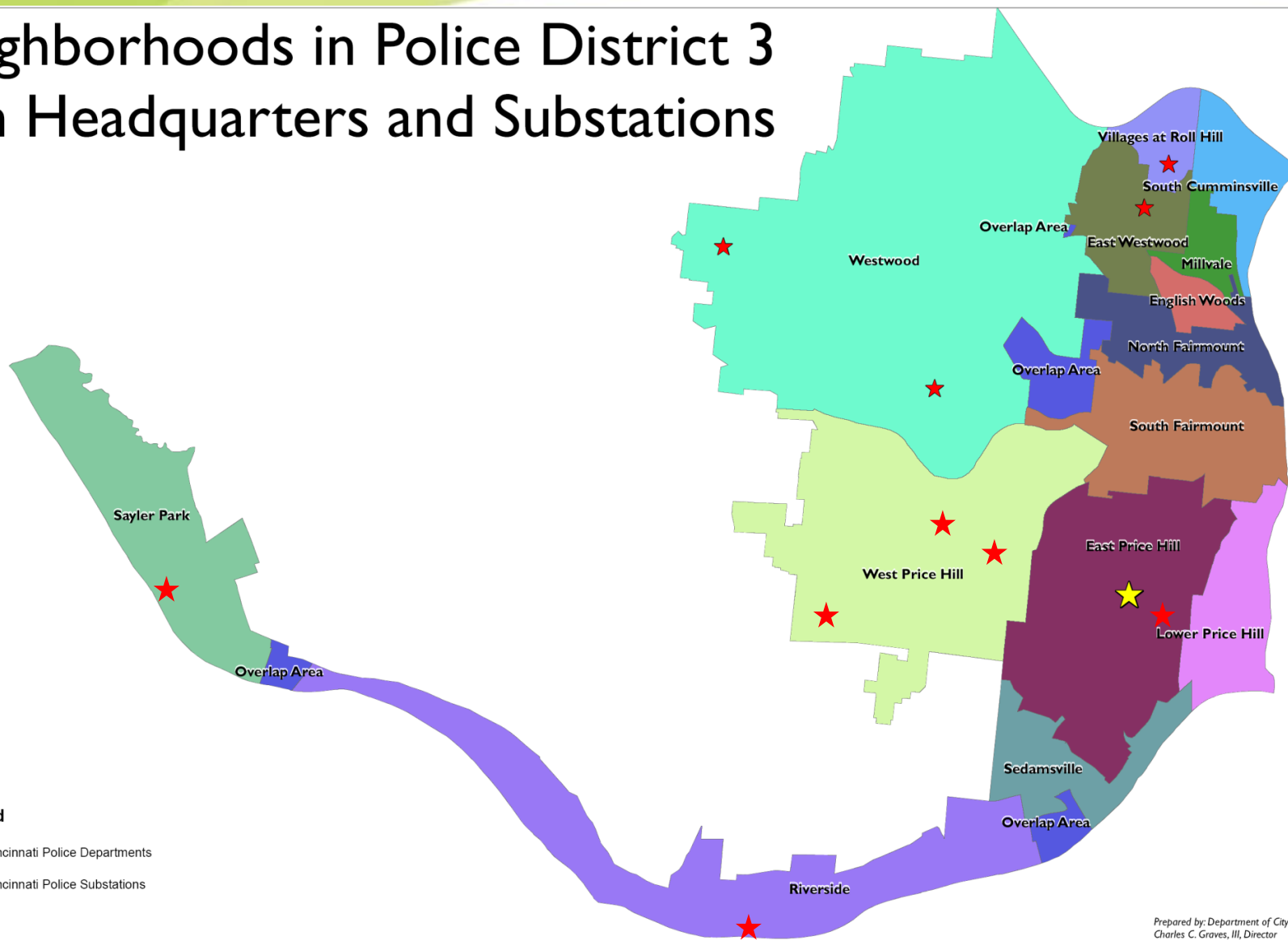
Background

Capt. Russ Neville, Cincinnati Police District 3

Neighborhoods in Police District 3



Neighborhoods in Police District 3 with Headquarters and Substations



Legend

- ★ Cincinnati Police Departments
- ★ Cincinnati Police Substations

0 1 2 Miles



Prepared by: Department of City Planning and Buildings
Charles C. Graves, III, Director

January, 2013

Police District 3 Headquarters



Why do we need a new HQ?

Existing building constructed in 1908

- Structurally and technologically obsolete
- Insufficient parking
- Insufficient community space
- Insufficient space for staff
- Insufficient storage
- Not accessible, not compliant with ADA

What we hope to achieve

- Support the needs of all the citizens served in the district, current and future.
- Create a building and culture that is accessible, friendly, welcoming to the public, and a part of the community.
- Evoke civic pride and inspire confidence in a highly visible location.
- Be both economically and environmentally sound.
- Allow flexibility for operational and functional changes.
- Provide the opportunity for recruitment and retention of a high quality staff.
- Be efficient and cost effective to build, use, maintain, adapt and manage.

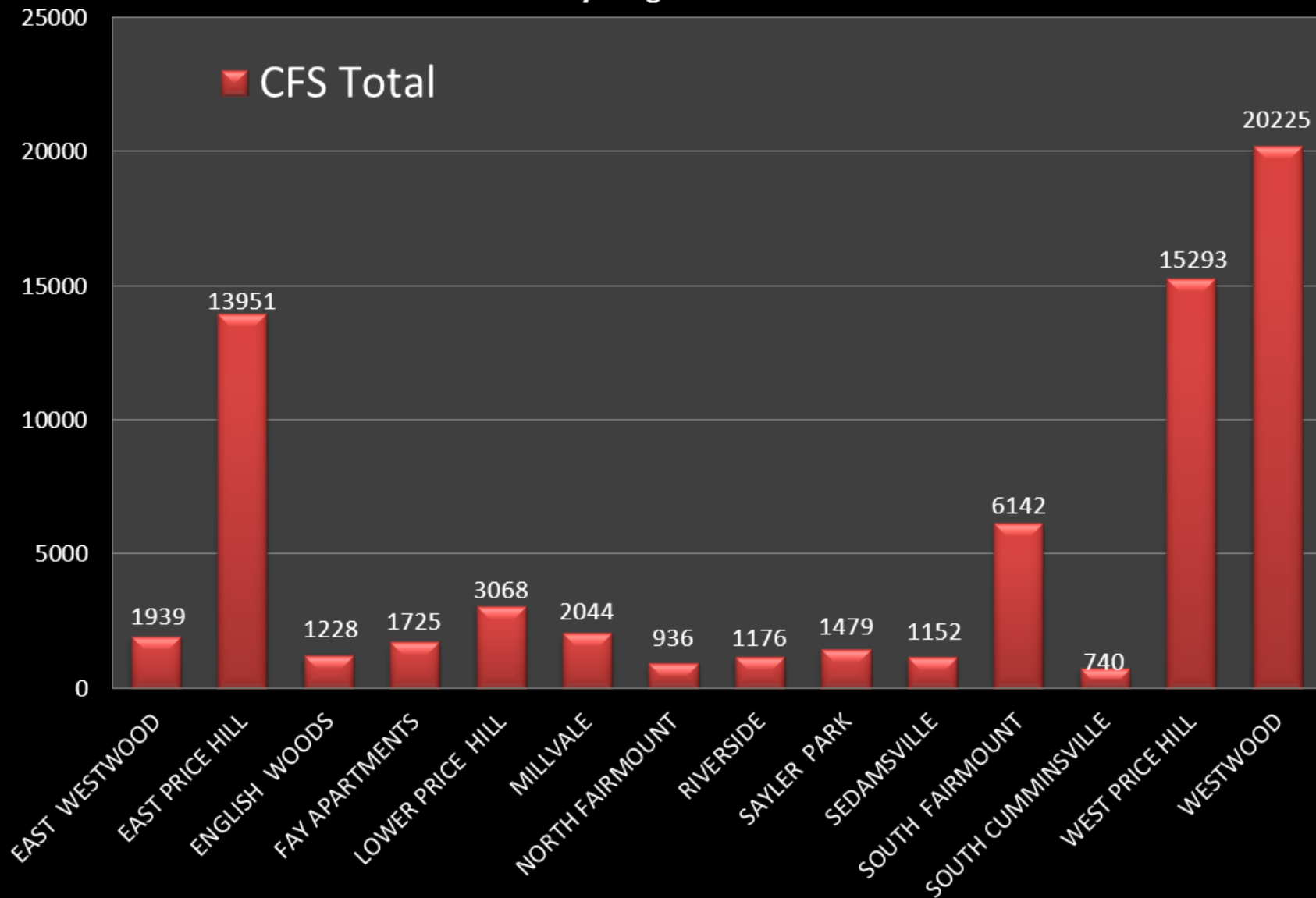
What we hope to achieve

- Achieve cost savings through efficient consolidation and capital cost avoidance.
- Be a pleasure to see and use as an identifying landmark within the community.
- Strive for a 50+ year value.
- Be located to allow for efficient operations and equal provision of services.
- Incorporate community policing and changing police approaches in all design decisions.
- Gain efficiencies and increase productivity through leading edge technologies.

Some Considerations...

- Must be able to quickly reach busiest neighborhoods.
- Must be able to provide excellent service to all 14 Neighborhoods.

Calls for Service Totals By Neighborhood



Dispatched Calls for Service District 3

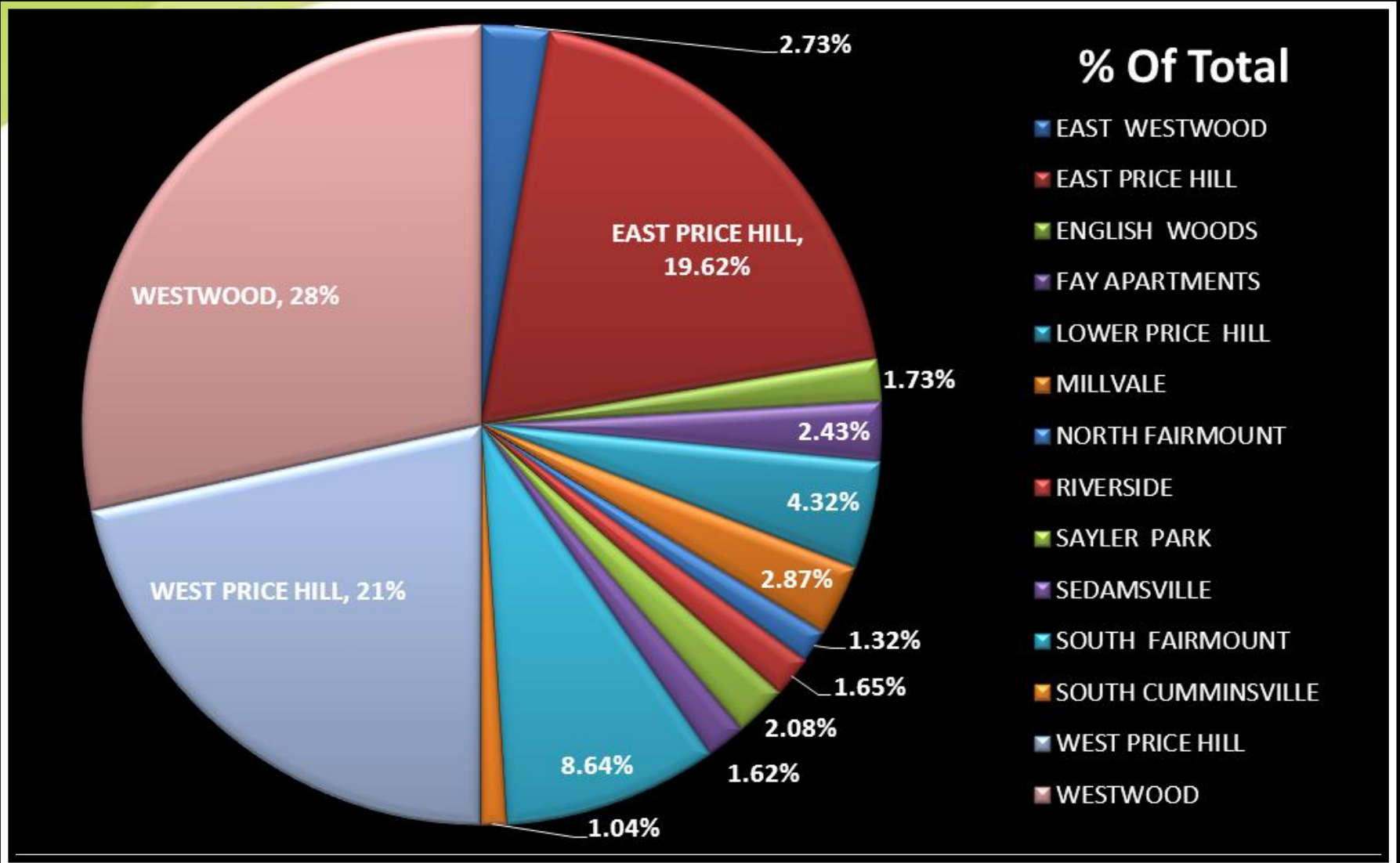
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Neighborhood	CFS Total	% Of Total
EAST WESTWOOD	1939	2.73%
EAST PRICE HILL	13951	19.62%
ENGLISH WOODS	1228	1.73%
FAY APARTMENTS	1725	2.43%
LOWER PRICE HILL	3068	4.32%
MILLVALE	2044	2.87%
NORTH FAIRMOUNT	936	1.32%
RIVERSIDE	1176	1.65%
SAYLER PARK	1479	2.08%
SEDAMSVILLE	1152	1.62%
SOUTH FAIRMOUNT	6142	8.64%
SOUTH CUMMINSVILLE	740	1.04%
WEST PRICE HILL	15293	21.51%
WESTWOOD	20225	28.45%
Total	71098	100.00%

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Dispatched Calls for Service District 3

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Providing Service to All Neighborhoods

- 85% of the customers we serve reside between East Price Hill, West Price Hill and Westwood.
- Based on analysis, 82 – 92% of service demand in D3 occurs within the corridor of East Price Hill, West Price Hill and Westwood.
- Must consider equipment maintenance and fuel usage.

Site Specifications

Joel Koopman, City Facilities Management

Guiding Regulations

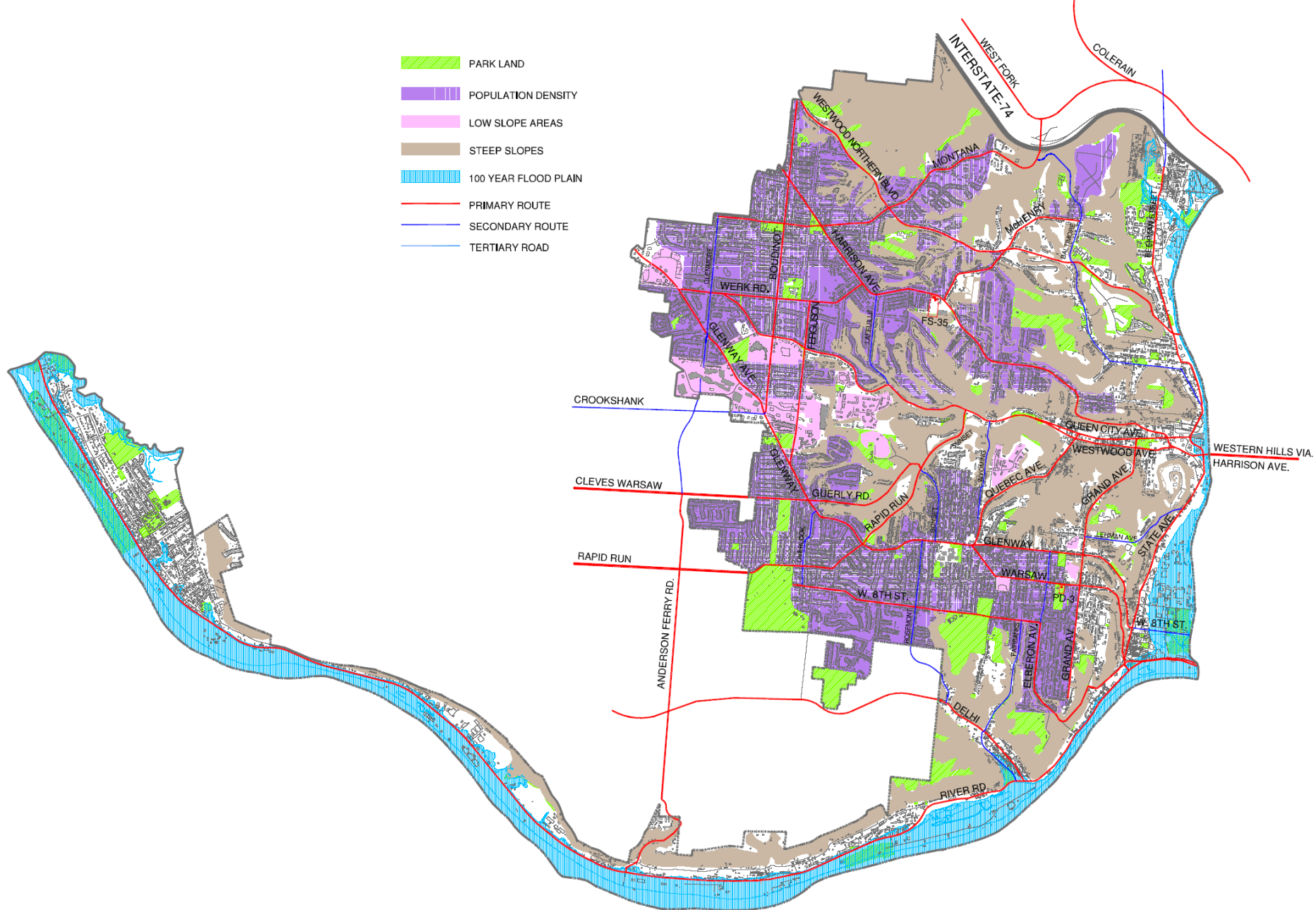
- International Association of Chiefs of Police; Police Facility Planning Guidelines
- Home Office of the Ministry of State for Policing; Design Quality for Police Buildings

Basic criteria for a site

- Building must house upwards of 200 Police Officers working on multiple shifts and associated administrative and command staff (roughly 35,000 to 40,000 square feet).
- Available for acquisition.
- No major slopes, restrictive easements or other obstacles and limiting factors to efficient design, construction, and long term use.
- Properly zoned and meet basic code requirements for level one emergency response facilities for earthquake or other design factors.
- Large enough for the building and 100 official vehicles, 100 personal vehicles and space for visitor parking.

Basic criteria for a site

- Access to all required utilities, gas, water, sewer and properly sized support infrastructure upon acquisition.
- Safe access to all entries with clear sight lines and low traffic counts to avoid congestion.
- Construction-ready.
- Secure for employee use and capable of being secured under homeland security guidelines for an emergency response location.
- Consistent with the goals and strategies set forth in Plan Cincinnati, the city's comprehensive plan.



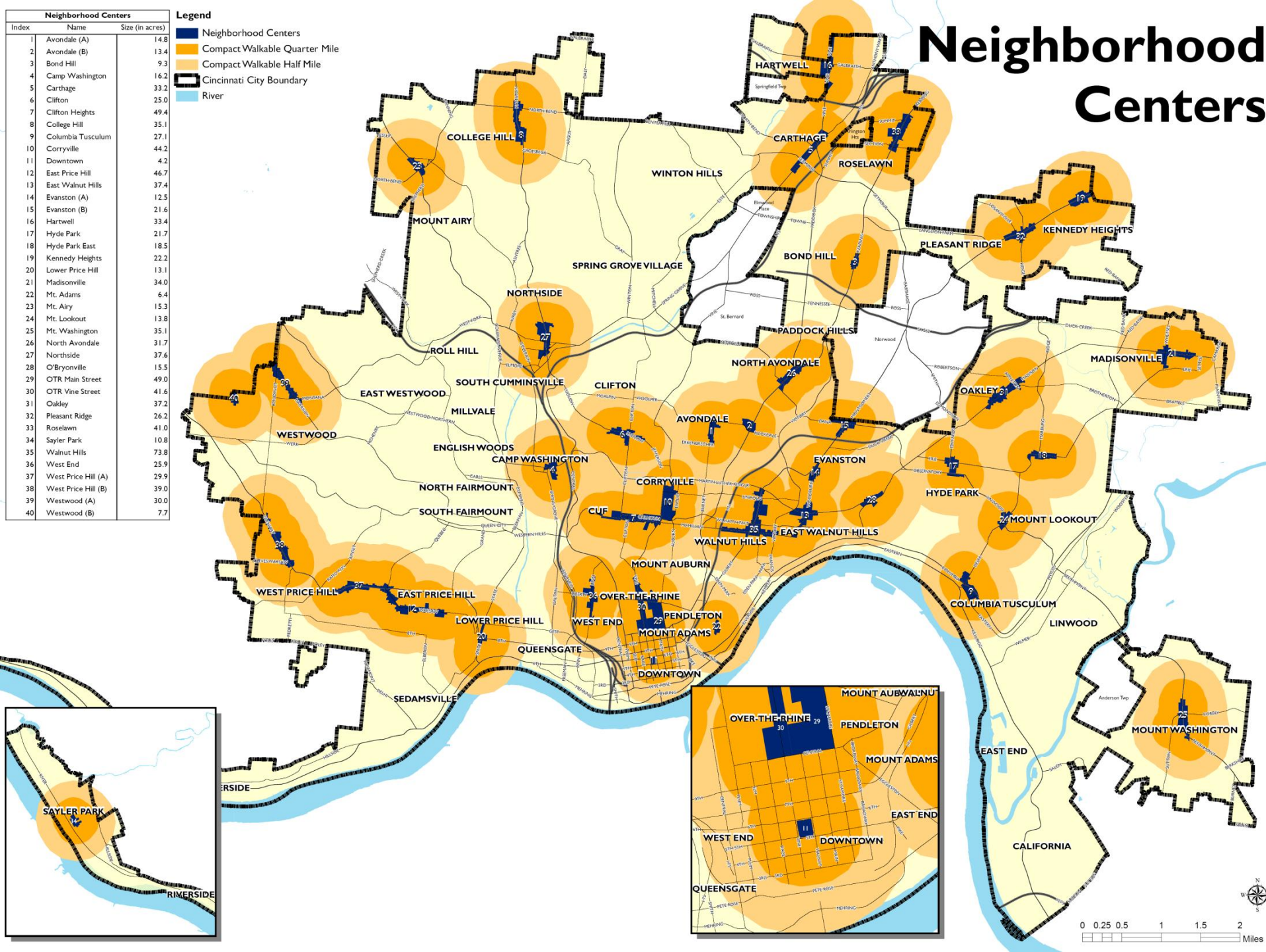
Potential Sites

Katherine Keough-Jurs, Planning & Buildings

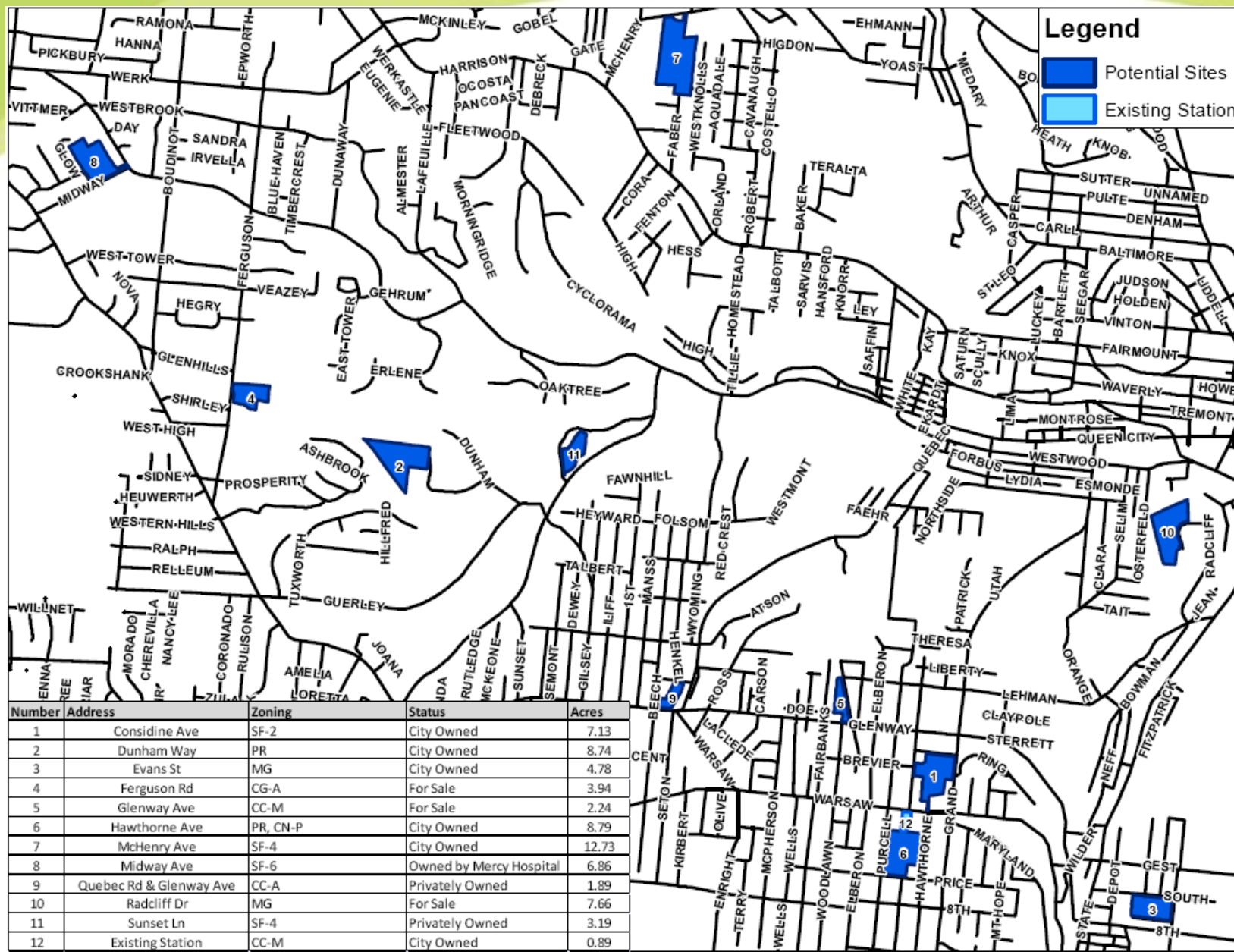
Neighborhood Centers

Neighborhood Centers		
Index	Name	Size (in acres)
1	Avondale (A)	14.8
2	Avondale (B)	13.4
3	Bond Hill	9.3
4	Camp Washington	16.2
5	Carthage	33.2
6	Clifton	25.0
7	Clifton Heights	49.4
8	College Hill	35.1
9	Columbia Tusculum	27.1
10	Corryville	44.2
11	Downtown	4.2
12	East Price Hill	46.7
13	East Walnut Hills	37.4
14	Evanston (A)	12.5
15	Evanston (B)	21.6
16	Hartwell	33.4
17	Hyde Park	21.7
18	Hyde Park East	18.5
19	Kennedy Heights	22.2
20	Lower Price Hill	13.1
21	Madisonville	34.0
22	Mt. Adams	6.4
23	Mt. Airy	15.3
24	Mt. Lookout	13.8
25	Mt. Washington	35.1
26	North Avondale	31.7
27	Northside	37.6
28	O'Byrnsville	15.5
29	OTR Main Street	49.0
30	OTR Vine Street	41.6
31	Oakley	37.2
32	Pleasant Ridge	26.2
33	Roselawn	41.0
34	Sayler Park	10.8
35	Walnut Hills	73.8
36	West End	25.9
37	West Price Hill (A)	29.9
38	West Price Hill (B)	39.0
39	Westwood (A)	30.0
40	Westwood (B)	7.7

- Legend**
- Neighborhood Centers
 - Compact Walkable Quarter Mile
 - Compact Walkable Half Mile
 - Cincinnati City Boundary
 - River



Potential Sites



11 Preliminary Sites

- Considine
- Dunham
- Evans
- Ferguson
- Glenway & Mansion
- Hawthorne
- McHenry
- Midway School
- Quebec & Glenway
- Radcliff Drive
- Sunset Lane

1046-1048 Considine



1046-1048 Considine

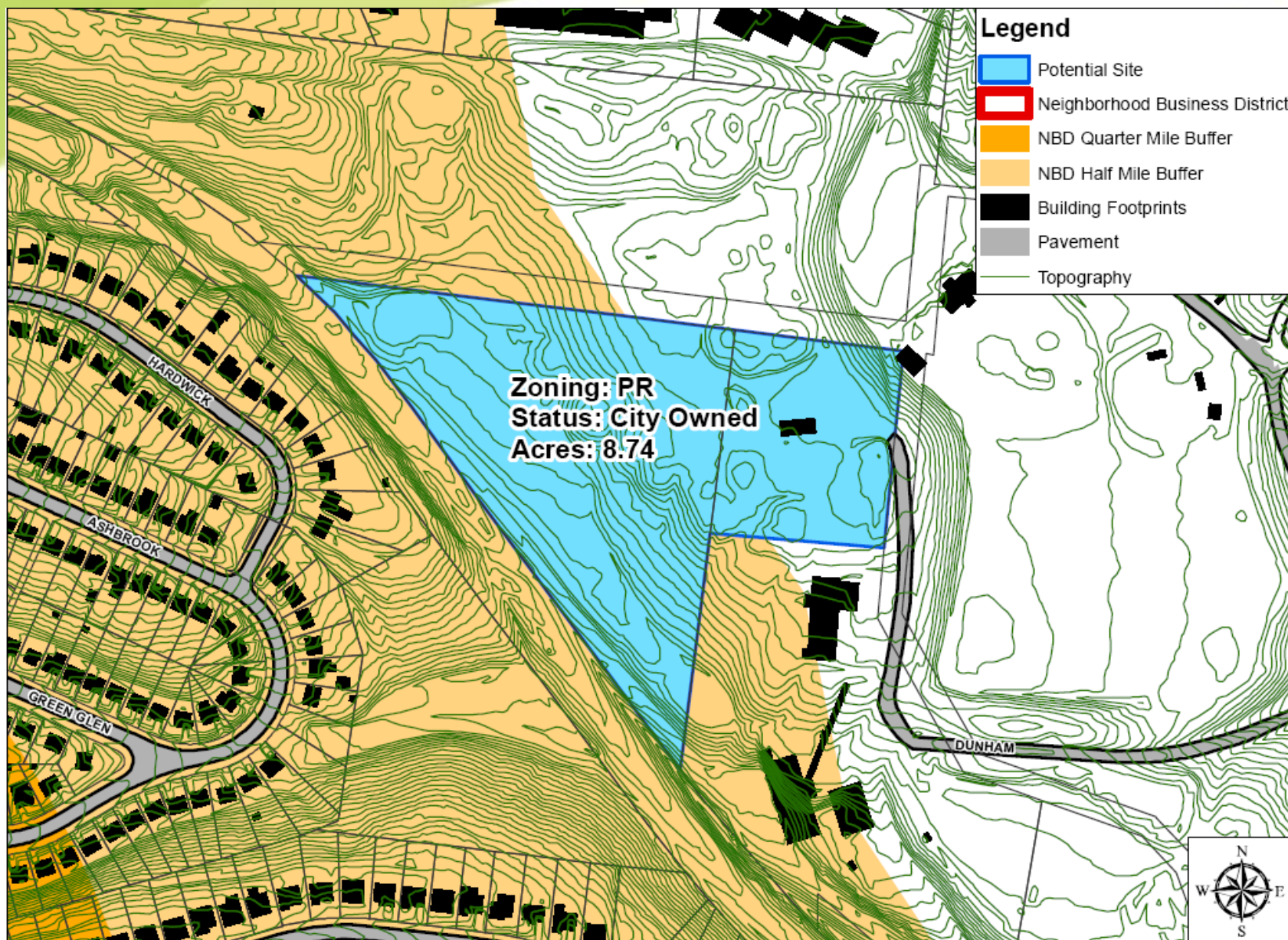
Strengths

- 7+ acres, vacant, public-owned site
- Very close to existing HQ
- Majority of site is flat to low slope
- 1/4 Mile Walk Shed
- In high-call neighborhood

Challenges

- Located on residential street
- Indirect access to main roads
- Utilities undersized
- Requires Zone Change
- Potential geotechnical issues
- Portion of site in Hillside District

1945 Dunham



1945 Dunham

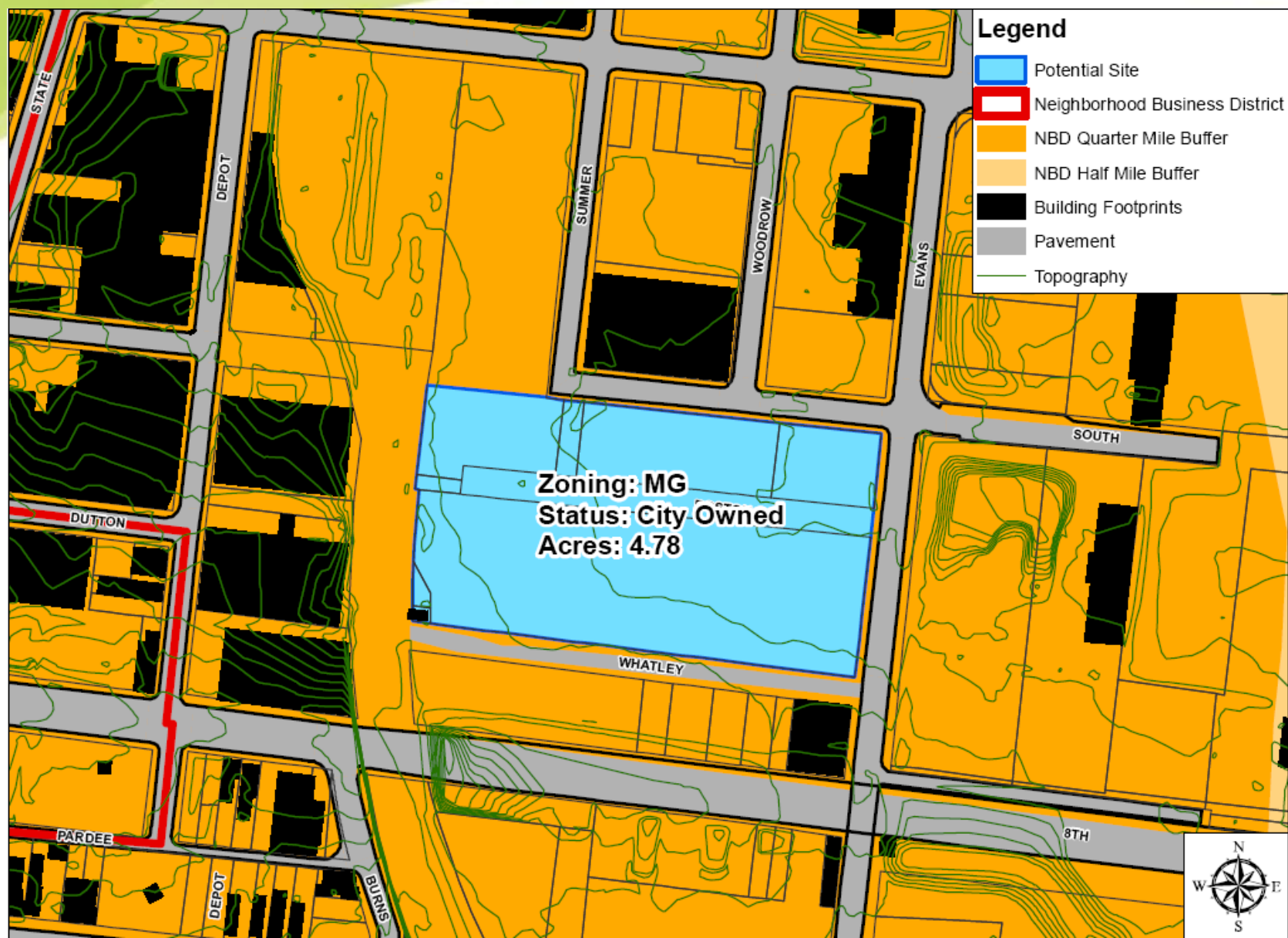
Strengths

- 8+ acres of City owned property
- Site is near geographical center of district
- 1/2 Mile Walk Shed
- In high-call neighborhood

Challenges

- Requires zone change – surrounded by residential
- Single access point
- Developed Recreation Facility on all flat areas
- Only private sewer available

809 Evans



809 Evans

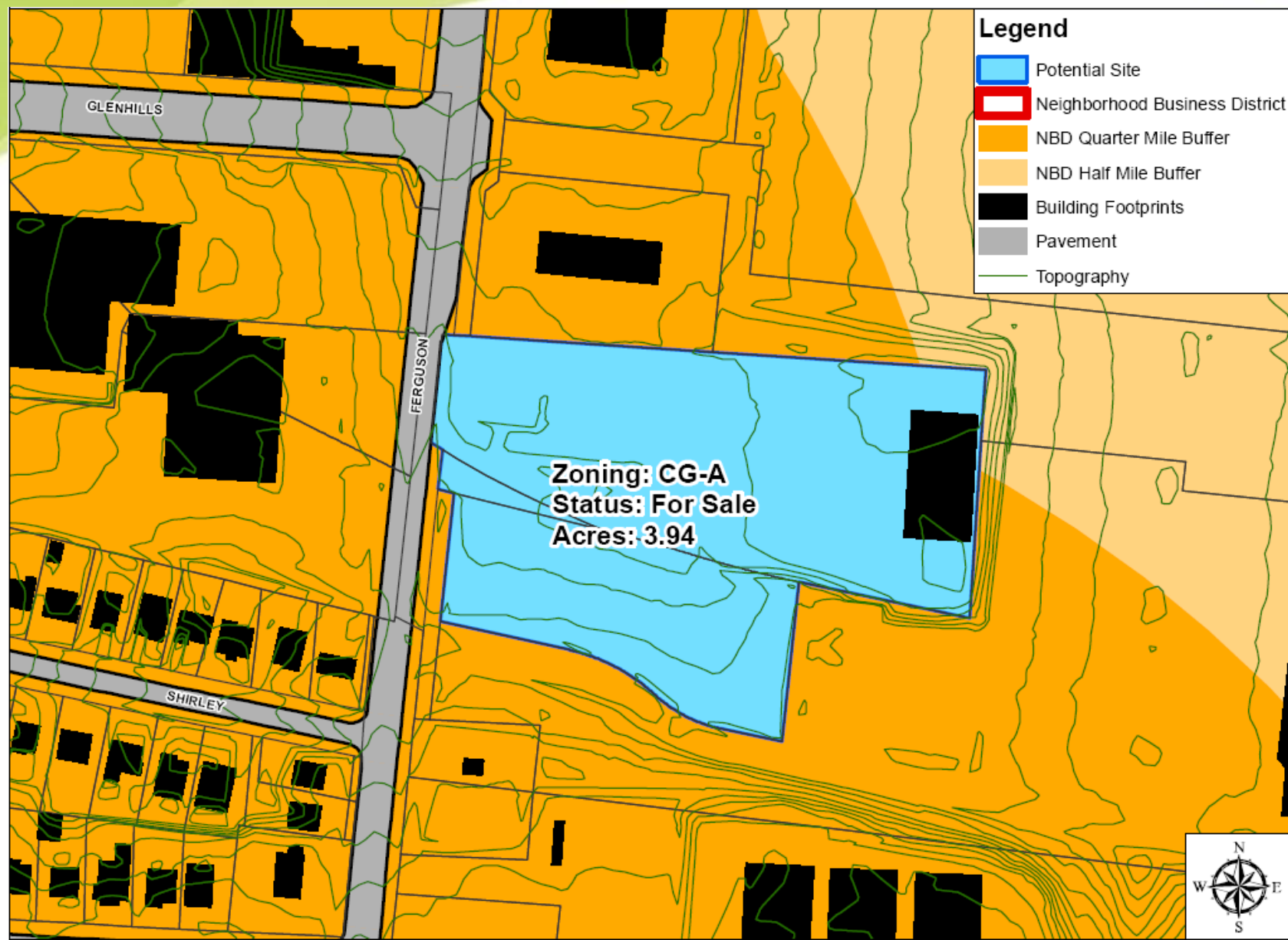
Strengths

- 4+ acres of City owned property
- Utilities available
- Access to main roads
- Correct zoning
- 1/4 Mile Walk Shed

Challenges

- Located in flood plain
- On far edge of district
- Would be in violation of Clean Ohio Grant

2300 Ferguson



2300 Ferguson

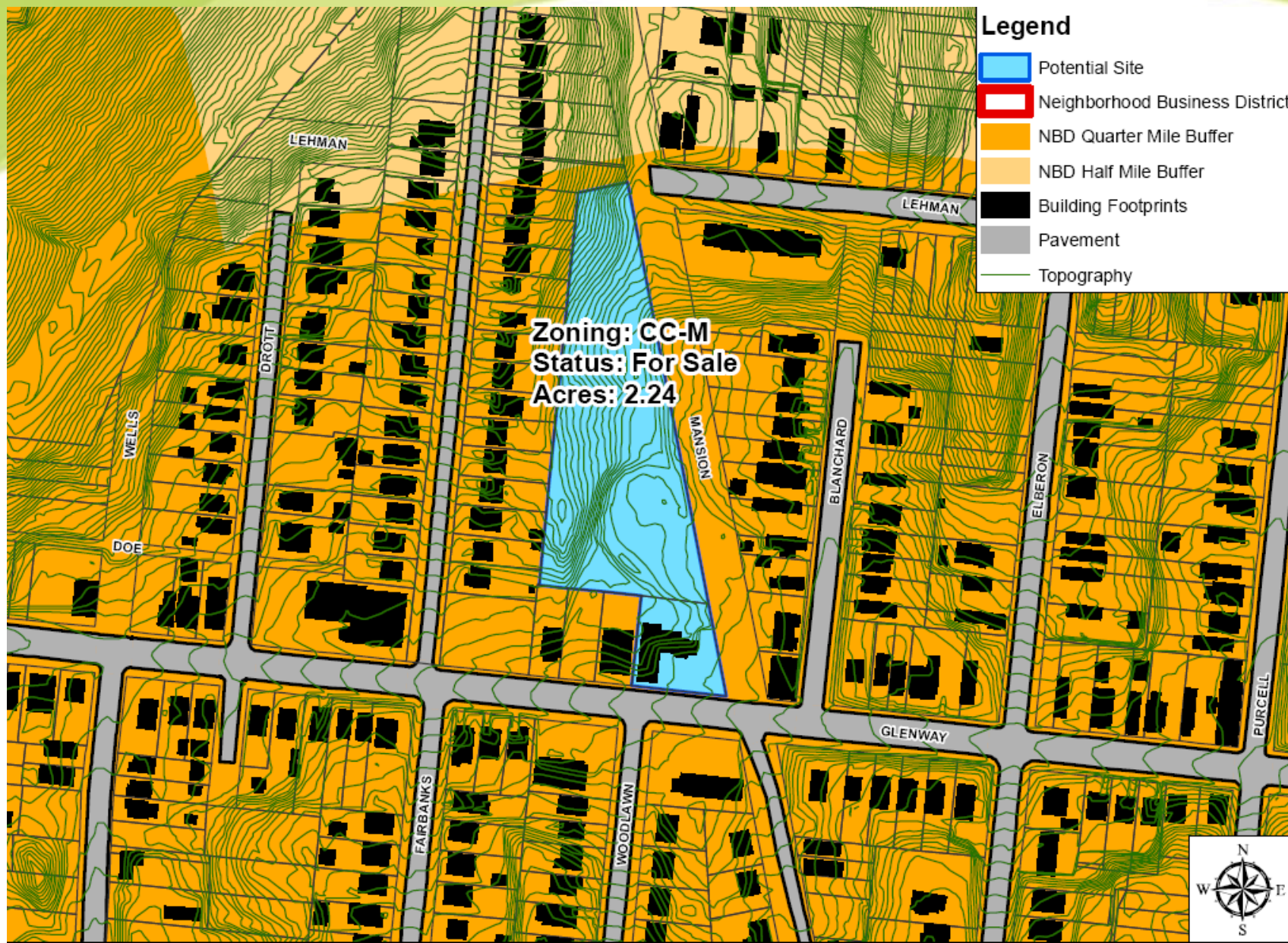
Strengths

- Vacant and available for acquisition; little to no slope
- Utilities available
- Direct access to primary roads with safe access
- Correct Zoning
- 1/4 Mile Walk Shed
- In high-call neighborhood

Challenges

- Not quite 4 acres
- Adjacent property already developed
- High-traffic area at certain times of day
- Some demo may be required

3406 Glenway



3406 Glenway

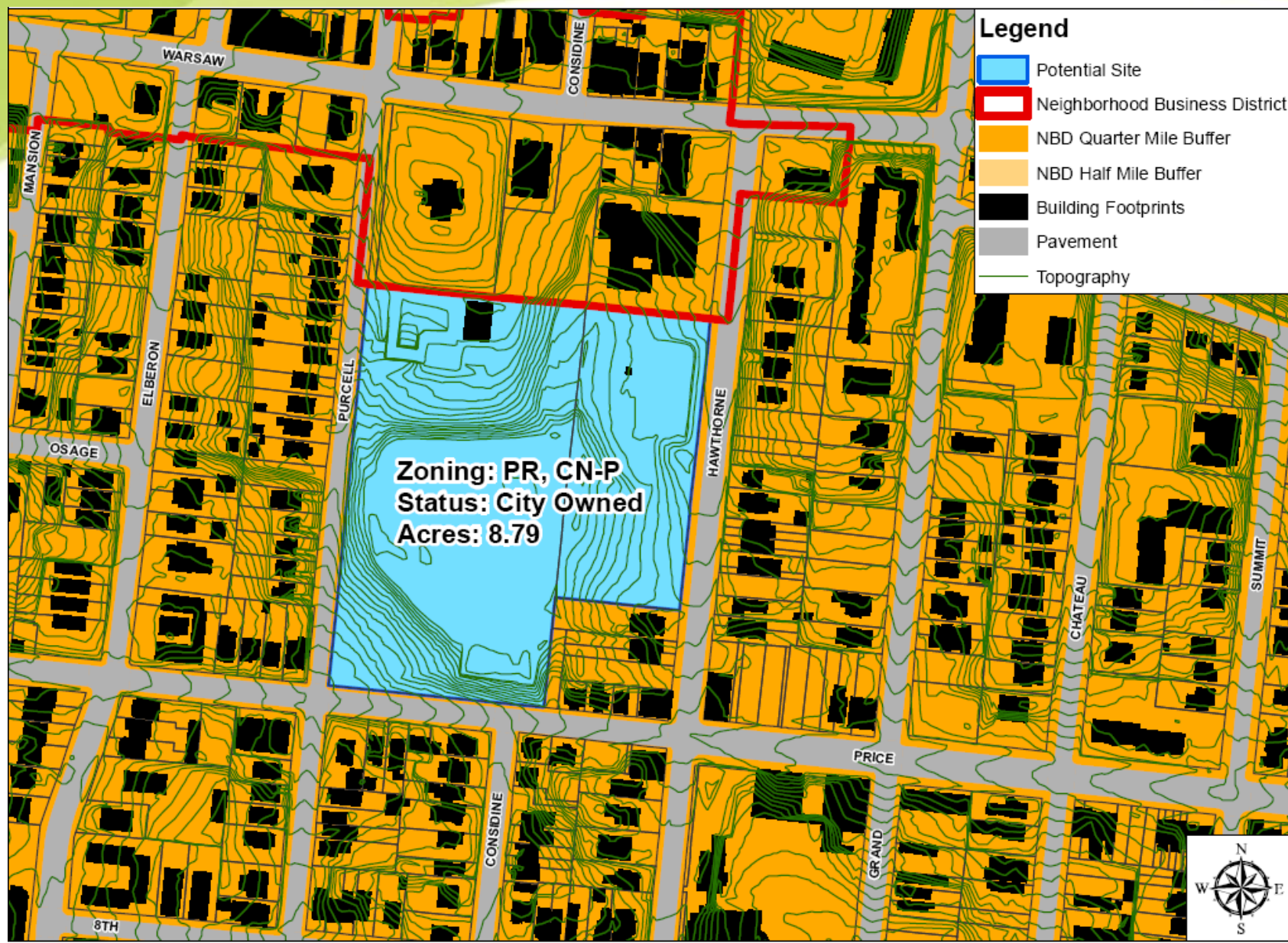
Strengths

- Owner of site approached City as potential location
- Correct zoning on a portion of site
- 1/4 Mile Walk Shed
- In high-call neighborhood

Challenges

- 2 acres in size
- Sloped site (partially in Hillside District)
- Private sewer access only
- Requires zone change on most of site
- Demolition required

Hawthorne



Hawthorne

Strengths

- 8+ acres, city-owned
- No buildings on site
- Adjacent to existing HQ
- 1/4 Mile Walk Shed
- In high-call neighborhood

Challenges

- Some sloping on site
- Requires zone change
- Neighborhood visioning shows continued park and recreation use
- Large sewer line in the middle of property

3158 McHenry



3158 McHenry

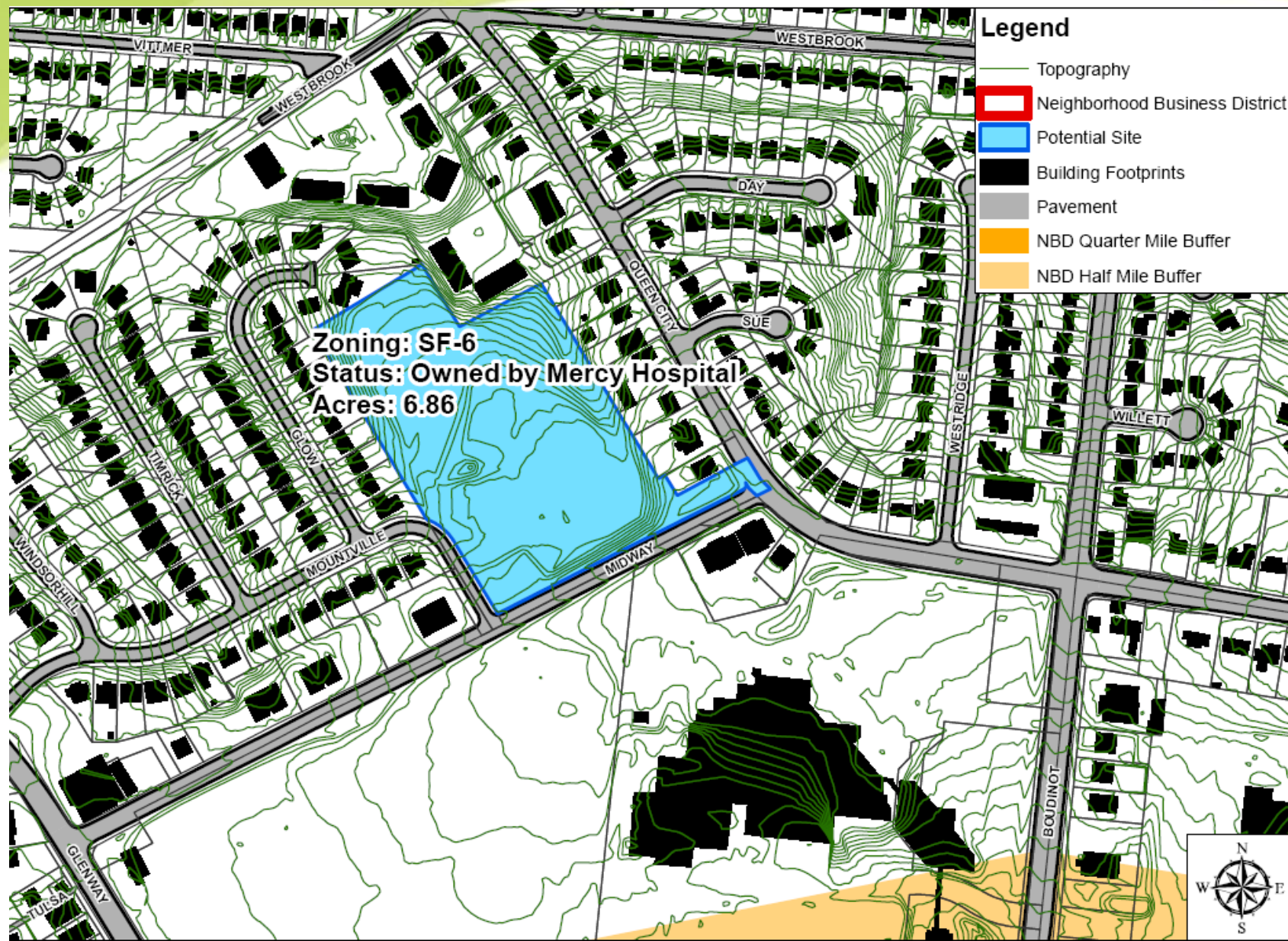
Strengths

- 12+ acre, City-owned
- Room for future expansion/other services
- Secondary street with access to major roadways
- Utilities are available
- In high-call neighborhood

Challenges

- Residential zoning, no appropriate adjacent zoning
- Heavy sloping (in Hillside District)
- Ingress/ Egress near a road curve
- Not within Walk Shed

Midway School



Midway School

Strengths

- 6+ acre site is vacant
- Flat area of site large enough for building and parking areas
- Utilities available
- In high-call neighborhood

Challenges

- Incorrect Zoning
- Access to roadways via residential side streets
- Not within Walk Shed
- One owner but unknown availability

Quebec & Glenway



Quebec & Glenway

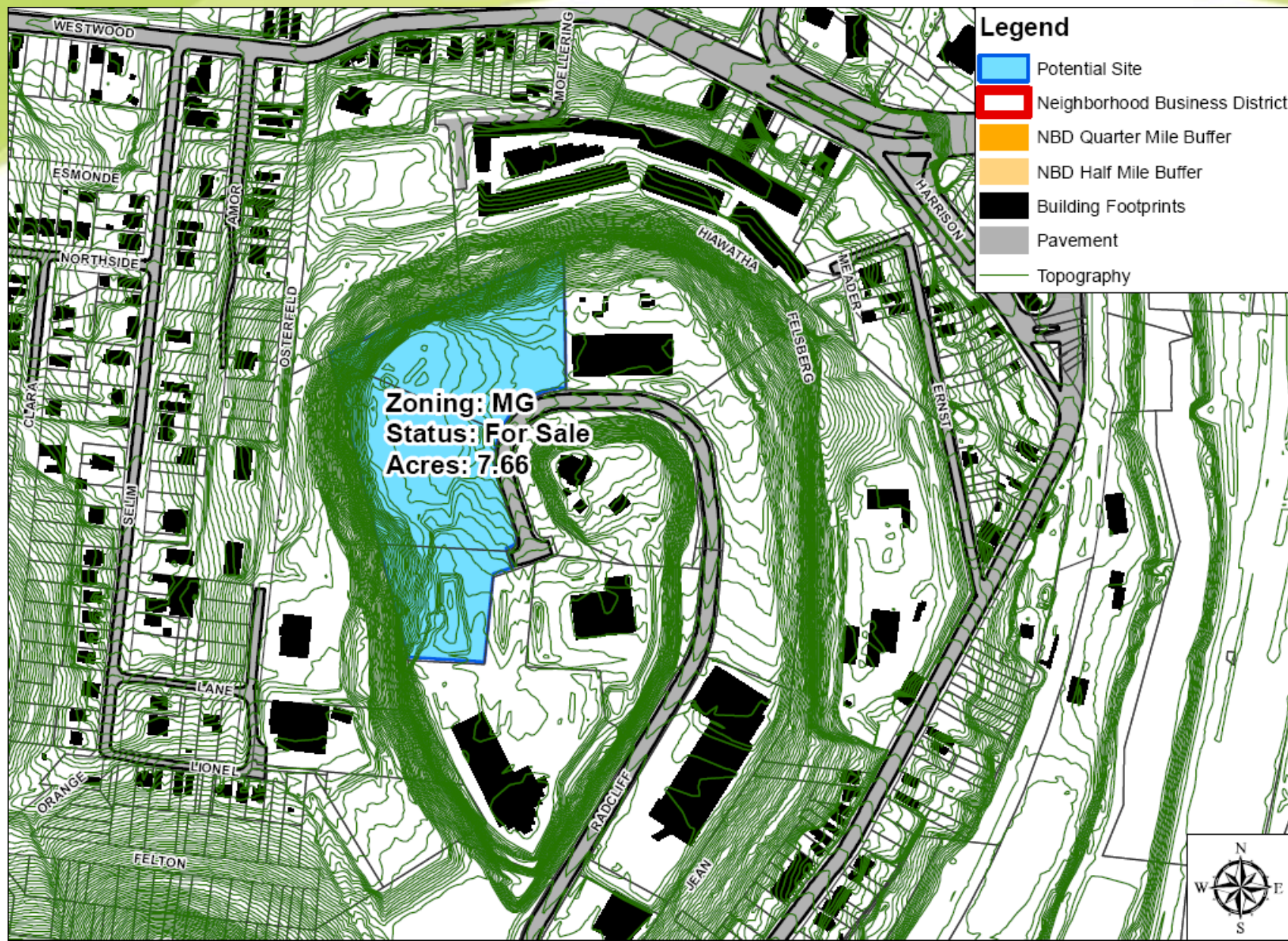
Strengths

- Portions of site available for sale
- Correct zoning on most of site
- Highly visible location in high-call neighborhood
- 1/4 Mile Walk Shed

Challenges

- Less than 2 acres
- Ingress and egress compromised due to major roadway intersection and high congestion
- Requires zone change on portion of site
- Demolition required

1920 & 1950 Radcliff Drive



1920 & 1950 Radcliff Drive

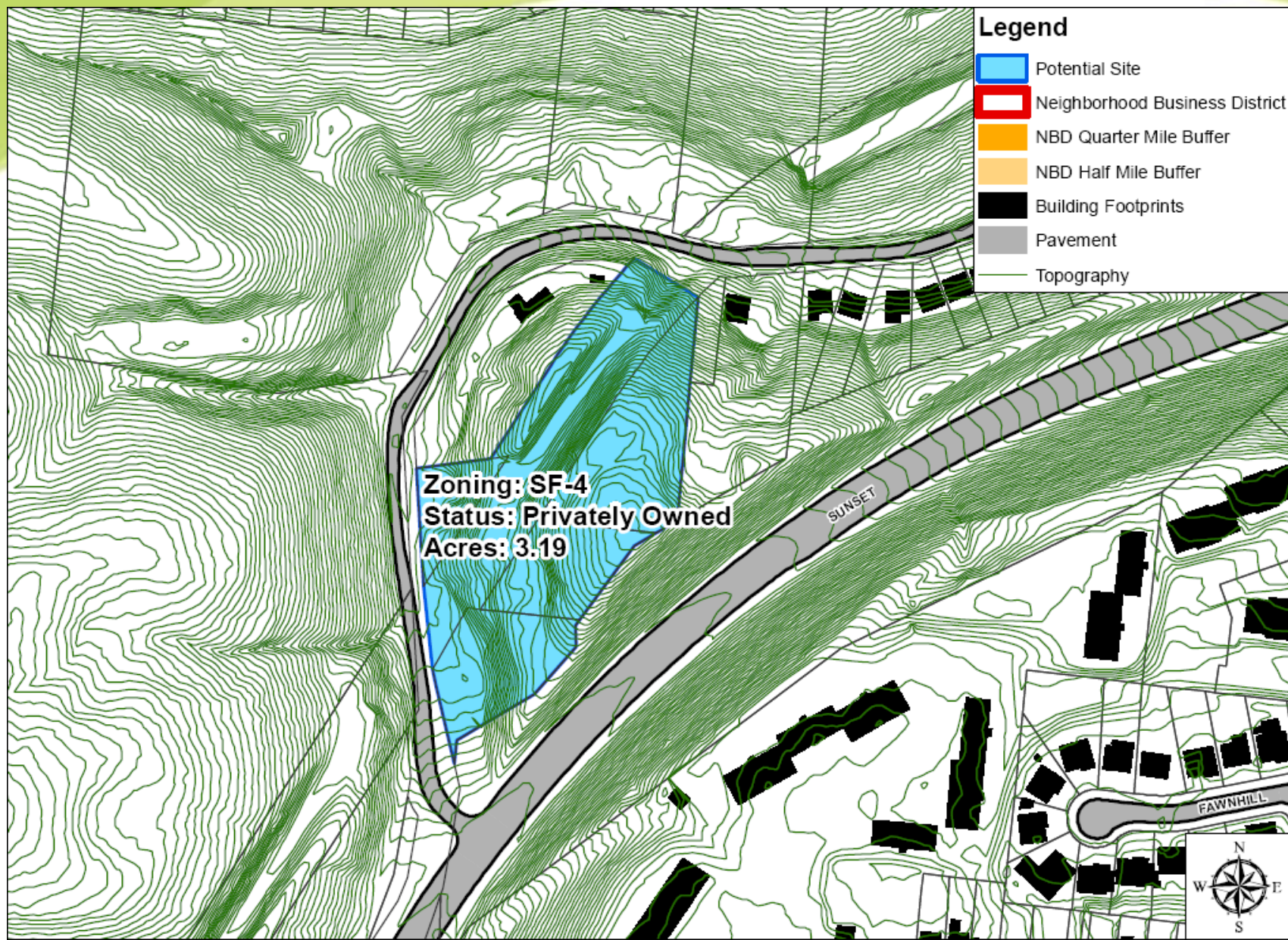
Strengths

- 7 acres
- Site is vacant and available for acquisition
- Zoning Correct

Challenges

- Site has restricted access
- Major utilities required
- Not within Walk Shed
- Heavy sloping (in Hillside District)
- Adjacent to Emergency Operations Center

Sunset Lane



Sunset Lane

Strengths

- Geographically central to the district
- Located on central east-west roadway of the district.
- In high-call neighborhoods

Challenges

- 3 acres
- Heavy sloping (in Hillside District)
- Site not available
- Zoning incorrect
- Not within Walk Shed
- No direct access to primary roads
- Abandoned railroad infrastructure

Sites meeting the most criteria

- **Considine**
- **Dunham**
- Evans
- **Ferguson**
- Glenway & Mansion
- **Hawthorne**
- McHenry
- **Midway School**
- Quebec & Glenway
- Radcliff Drive
- Sunset Lane

What do you think?

- **Considine**
- **Dunham**
- **Ferguson**
- **Hawthorne**
- **Midway School**
- **Are there other sites we should consider?**
- **How should the existing HQ be redeveloped?**

Next Steps

- Gather input on preliminary sites
- Investigate any additional sites
- Chief of Police makes recommendation to City Manager
- Begin property acquisition (Spring 2013)
- Design/permitting (Summer 2013)
- Ground Breaking (Fall 2013)
- Goal: Open by Spring 2015

Questions?

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Breakout